Havant
BOROUGH COUNCIL

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To:
Architectural Designs
157 Methuen Road
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For: Mr Maunder

THE TOWN AND COUNTRY PLANNING ACT 1990
Refusal of Planning Permission

Application Number: APP/10/00116
Site Address: 86 Lovedean Lane, Waterlooville, PO8 9SS
Proposal: Proposed erection of front boundary wall (north and west elevations) with access gates and alterations to existing pavement crossing.

Further to your application received on 04 May 2010 which was valid from 26 May 2010 Havant Borough Council, as Local Planning Authority, **Refuses Planning Permission** for the above proposal.

The reasons for the Council's decision to refuse planning permission are:

1 The use of the proposed gates would be likely to cause undue interference with the safety and convenience of users of the adjoining highway. This contrary to Policy T7 of the Havant Borough District Wide Local Plan 1996-2011 which forms part of the Havant Borough Local Development Framework.

2 The proposed front wall and gates by reason of their height and prominent location, which is out of keeping with the type and height of boundary treatments in the vicinity, would appear incongruous and poorly related to the streetscene. It would therefore have a detrimental effect on the character of the streetscene and would therefore have an adverse effect on the visual and neighbouring amenities of the area. This is contrary to policy D1 of the Havant Borough District Wide Local Plan 1996-2011 which forms part of the Havant Borough Local Development Framework and Planning Policy Statement 1.

In coming to its decision the Council considered plans and other documents submitted with your application and the saved policies of the Havant Borough District Wide Local Plan 1996-2011, forming part of the Havant Borough Local Development Framework.

Other Important Information:

(1) This notice only relates to the decision of Havant Borough Council as Local Planning Authority under the Town and Country Planning Acts. It does not relate to any other application that may be required under the Building Regulations or under any other Act, Regulation, Byelaw or Order where the Council's approval may be needed. For further guidance as to the need for consent under the Building Regulations please phone 023 9244 6573.

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(2) Your attention is drawn to the attached information regarding firstly your right to appeal to the Planning Inspectorate, if you are aggrieved by the Council's decision, and secondly the rights of an owner to, in certain circumstances serve a purchase notice on the Council. See www.planningportal.gov.uk/pcs.

Mrs J A Batchelor
Head of Development & Technical Services

21 July 2010

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